TEXAS AVENUE CORRIDOR STUDY PROPERTY INVENTORY SURVEY FORM GROUP 4

Property ID: R37722

Property Information

706 S HUTCHINS

property address:

legal description: PHILLIPS, BLOCK 24, LOT 1 (1	PT OF)
owner name/address: <u>GIBSON, BETTY STANFORD</u>	
800 ESTHER BLVD	
BRYAN, TX 77802-1817	
full business name:	
land use category:	
current zoning: RD-5	occupancy status:
lot area (square feet): 4 650	frontage along Texas Avenue (feet):
lot depth (feet):	sq. footage of building:
property conforms to: $\ \square$ min. lot area standards	\square min. lot depth standards \square min. lot width standards
Improvements	
of buildings: building height (feet): # of stories: \bigcirc
type of buildings (specify):	
building/site condition:	
buildings conform to minimum building setbacks:	□ yes □ no (if no, specify)
approximate construction date: accessible to the	he public: □ yes □ no
possible historic resource: □ yes □ no side	walks along Texas Avenue: □ yes □ no
other improvements: □ yes □ no (specify)	
	(pipe fences, decks, carports, swimming pools, etc.)
Freestanding Signs	
□ yes □ no	□ dilapidated □ abandoned □ in-use
# of signs: type/material of sign: _	
overall condition (specify):	
	□ no (specify)
04	
Off-street Parking	
	☐ yes ☐ no # of available off-street spaces:
lot type: □ asphalt □ concrete □ other	
	fficient off-street parking for existing land use: yes no
overall condition:	
end islands or bay dividers: □ yes □ no:	landscaped islands: ☐ yes ☐ no

Curb Cuts on Texas						
how many:	curb types: 🗆 st	tandard curbs	□ curb ramps	curb cu	closure(s) sugges	ted? □ yes □ n
if yes, which ones: _						· · · · · · · · · · · · · · · · · · ·
					tion vocasinomanta:	S YOU S BO
meet adjacent separat	tion requirements:	□ yes □ no	meet op	posite separa	mon requirements.	. Lyes Lilo
Landscaping						
□ yes □ no (if	none is present) is	there room fo	r landscaping or	n the propert	y? 🗆 yes 🗅	no no
comments:						

Outside Storage						
□ yes □ no (spec	ify)(Type of me	rchandise/mat	erial/equipment	stored)		
dumpsters present:	j yes □ no	are dum	psters enclosed:	□ yes □ n	o	
<u>Miscellaneous</u>						
is the property adjoin	ed by a residential					
•	circle one)	resident			esidential zoning	district
is the property develo	opable when requi	red buffers are	e observed?	□ yes	□ no	
if not developable to	current standards,	what could he	elp make this a c	developable j	property?	

accessible to alley: [j yes □ no					
Other Comments:	a.060-1 71	"·	at the think Sure	es 12 Del mis C	- Tak	
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